

**Town of Mansfield Parking Steering Committee for Storrs Center
Tuesday, January 12, 2010
Mansfield Downtown Partnership Office
1244 Storrs Road (behind People's United Bank in Storrs Commons)**

6:00 PM

Minutes

Members Present: Karla Fox (Chair), Paul Aho, Martha Funderburk, Meredith Lindsey

Ex-Officio Members Present: Matthew Hart, Andy Hill, Lon Hultgren, Lou Marquet, Cynthia van Zelm

1. Call to Order

Chair Karla Fox called the meeting to order at 6:00 pm.

2. Approval of Minutes of December 8, 2009

Meredith Lindsey made a motion to approve the minutes of December 8, 2009. Martha Funderburk seconded the motion. The motion was approved unanimously.

3. Remarks from the Chair

Ms. Fox said she recommends focusing on the potential parking for Phase 1. She said tonight's meeting will focus on benchmarking what other similar communities have for parking and how it is managed and financed.

At the next meeting, she would like to focus on the expenses associated with parking – on-street, surface and garage.

Lon Hultgren said he felt it would be important to focus on the effects of the adjacent parking when looking at the overall parking costs and revenues.

4. Review of Phase 1 Parking Concepts

Cynthia van Zelm reviewed the Phase 1 parking, referring the Power Point presentation. The presentation included the planned housing and commercial space and parking types.

Andy Hill referenced the conceptual overhead parking costs which only refer to the garage. Ms. Fox reiterated that for the next meeting, she would like to show these costs for all types of parking.

5. Comparable Communities Overview

Mr. Hill reviewed the parking types and locations, management, system genesis/financing, and parking rates for parking in rural college communities. The communities reviewed were Hanover, NH/Dartmouth; Clemson, SC/Clemson University; Latrobe, PA/Saint Vincent College; Athens, OH/Ohio University; Durham, NH/University of New Hampshire; Keene, NH/Keene State; Northampton, MA/Smith College. Other similar communities that were not reviewed in depth are Amherst, MA/Amherst College and UMASS; Oxford, OH/Miami University; Bloomington, IN/University of Indiana; and Newark, DE/University of Delaware.

Notes are excerpted below. Power Point presentation with details was presented to all Committee members in hard copy.

Hanover, NH/Dartmouth

- Outer parking is reserved for employees.
- Garage is located in the center of downtown which is typical.
- Parking is under division of the police (this appears to be a trend in the communities reviewed).
- Garage is priced toward short term users.
- Validation program
- Fines double after 15 days/this is where money is made.
- Dartmouth built garage for Hanover. Town then bought it from Dartmouth. Was financed through Tax Increment Financing
- Operations are paid for from parking fund (fees, fines). Fairly common practice to establish a parking fund.

Clemson/Clemson University

- Most parking is in the garage.
- The University is developing structured parking. Most parking now is in University surface lots.
- Garage is metered and permitted. Use city token program. Sell tokens to merchants to use for validation program.
- Most money is made on game day passes.
- Fines very high if park in a handicapped space.
- Revenues from University parking supplement Clemson Area Transit.

Latrobe, PA/Saint Vincent

- All parking at Saint Vincent's is surface parking.
- There is a Latrobe Parking Authority but more information is needed on their tasks.
- Most parking in the downtown is metered. There is no transition zone to free parking on the outskirts (typically there is a transition zone to a residential zone).
- Expenses for Latrobe parking come from the General Fund.

Athens, OH/Ohio University

- The downtown is integrated with the Ohio University campus.
- Last year, \$220,000 was brought in in net revenue. This is supplementing the town's General Fund. Mr. Hill said more and more communities are using this approach with their parking revenue.

Durham, NH/University of New Hampshire

- There is no parking garage in the town.
- UNH has a complex parking system with a variety of departments involved and 25 different type of permits.
- Net revenue averages \$158,000 a year, and most revenue goes toward infrastructure and beautification efforts.
- Durham has looked at a public/private partnership to undertake structured parking.

Keene, NH/Keene State College

- The town has one parking garage; Keene State is considering constructing a garage.
- There is limited town staff time as most of the parking is tied to meters and permits.
- The town has a parking fund and is estimating \$1.1 million in revenue this year. Excess revenue goes toward downtown improvement fund (festivals, beautification, etc.)

Northampton/Smith College

- There are two garages in Northampton and Smith College also has a garage.
- Parking operations are divided into three departments.

- There is significant enforcement in the downtown.
- Smith College will ticket a student who has an unregistered car at Smith and parks on a city street.
- The City brings in approximately \$2 million in revenues from parking a year. Any excess revenue goes to either the downtown projects such as festivals or the police department.

Mr. Hill briefly reviewed the other communities noted above. Ms. Fox asked if all downtown street parking was metered. Mr. Hill said most of these communities have metered parking although, for example, Newark has some time limited spaces on the street.

Ms. van Zelm noted that it appears that all the communities discussed manage the parking themselves. She asked about examples of communities that contract out parking management. Mr. Hill said he thought that Bloomington, IN was considering subcontracting to a private. Ms. Fox asked if enforcement could be subcontracted as well and Mr. Hill said that it could be subcontracted.

Lon Hultgren noted that most of the parking garages that were discussed were smaller than what has been built at UConn and proposed for the downtown.

6. Topics for next meeting

The next meeting will focus on parking expenses.

7. Public Comment

David Freudmann, 22 Eastwood Road, suggested the Committee look at labor costs.

Ms. Fox said it would be important to look at labor costs for municipal employees vs. contractual employees.

8. Adjourn

The meeting adjourned at 7:15 pm.

Minutes taken by Cynthia van Zelm.